

NOTICE TO CURE LEASE VIOLATION OR QUIT

Date: [Date of Notice]

To Tenant(s): [Tenant Names]

Rental Address: [Full Address of Rental Unit]

RE: NOTICE TO CURE VIOLATION OF LEASE AGREEMENT

Dear [Tenant Names],

You are hereby notified that you are in violation of your residential lease agreement dated [Date of Lease] for the premises located at the address listed above.

Description of Violation:

[Detailed description of the lease violation, e.g., unauthorized pets, excessive noise, unauthorized occupants, etc.]

Provision of Lease Violated:

Section/Paragraph: [Insert Section Number from Lease Agreement]

Action Required:

You are required to remedy (cure) the violation described above within [Number of Days] days from the date of service of this notice. The deadline for compliance is [Compliance Deadline Date].

Consequences of Non-Compliance:

If you fail to cure the violation or vacate the premises by the deadline stated above, the Landlord will initiate legal proceedings to recover possession of the premises, terminate the lease agreement, and seek any applicable damages, court costs, and attorney fees as permitted by law.

Please contact the undersigned immediately if you have any questions or to confirm that the violation has been corrected.

Sincerely,

[Landlord/Manager Name]

[Phone Number]

[Email Address]

PROOOF OF SERVICE

I, [Name of Person Serving Notice], declare that I served this notice on [Date of Service] by:

- Personal delivery to the Tenant.
- Leaving a copy with a person of suitable age at the residence.
- Posting a copy on the front door and mailing via certified mail.

Signature: _____